



**Planning Board
Town of Hanover
550 Hanover Street
Hanover, MA 02339**

Meeting Minutes of Monday, January 14, 2013

Planning Board Attendees:

Present: Richard Deluca, Tony Losordo, Ken Blanchard, Bernie Campbell, Meghan Neville-Dunne, Lou Paradis, Jeff Puleo

Others: Assistant Town Planner, Margaret Hoffman

Richard Deluca, Planning Board Chairman, called the meeting to order at 6:47 p.m. in the first floor hearing room at Town Hall.

Review of December 17, 2012 Planning Board Meeting Minutes:

The Board reviewed the Planning Board meeting minutes for December 17, 2012. Lou Paradis made a motion to accept the Planning Board meeting minutes of December 17, 2012, as written. Bernie Campbell seconded the motion. All others were in favor.

Review of October 4, 2012 Planning Board Meeting Minutes:

The Board reviewed the Planning Board meeting minutes for October 4, 2012. Lou Paradis made a motion to accept the Planning Board meeting minutes of October 4, 2012, as amended. Jeff Puleo seconded the motion. All others were in favor.

ANR for 50 Damon Road PB13-09A:

The Board reviewed the ANR for 50 Damon Road. Lou Paradis made a motion to endorse the ANR. Ken Blanchard seconded the motion. All others were in favor.

Continue Public Hearing for Wendy's, PB13-06SP, 1316 Washington Street:

Brandon Li of Kelly Engineering presented revisions to the project, and indicated all of David Nyman's previous comments had been addressed. Additional comments, received on January 14, 2013, would be addressed as part of the final plan. New architectural drawings and a landscape plan prepared by a Registered Landscape Architect (RLA) were presented to the Board by Mr. Li. The applicant is requesting a waiver to the number of trees, and discussed the proposed mitigation fee of \$20 per vehicle or \$2,400. Mr. Li indicated the applicant would be

heard by the Board of Appeals at their upcoming meeting on January 16, 2013. Mr. Li requested the Board provide a recommendation letter for the ZBA.

Margaret Hoffman commented the project is close to meeting all the requirements for a Special Permit and that she will review the landscape plans and write a recommendation letter on behalf of the Board to present to the ZBA.

Bernie Campbell made a motion to continue the public hearing to January 28, 2013 at 7:00 p.m. Jeff Puleo seconded the motion and it was so voted unanimously.

Open Public Hearing for Accessory Dwelling Bylaw: Tony Losordo read the public hearing notice for the proposed bylaw for an Accessory Dwelling into the record. No comments were received by Board members or the general public. The Board commented they would vote on the bylaw on January 28, 2013. Tony Losordo made a motion to continue the public hearing to January 28, 2013. Jeff Puleo seconded the motion and it was so voted unanimously.

Open Public Hearing for the proposed changes to the Interchange District Bylaw: Tony Losordo read the public hearing notice for the proposed bylaw for an Interchange Bylaw into the record.

Richard Deluca provided a background for the proposed changes. No comments were received by Board members. The Board asked for comments from the public. The following is a summary of primary comments and questions: status of 40b; clarification on the floor area ratio of apartments, was school contacted about increased student capacity; buffer between apartments and new commercial; traffic patterns, lights; and tax rates of car dealerships.

Brian Murphy explained the proposed changes to the bylaw would result in a nice project. The Board commented they would vote on the bylaw on January 28, 2013. Tony Losordo made a motion to continue the public hearing to January 28, 2013. Jeff Puleo seconded the motion and it was so voted unanimously.

Bernie Campbell made a motion to adjourn the meeting at 8:35 p.m. Meaghan Neville-Dunne seconded the motion and it was so voted unanimously.

Respectfully submitted by Amy Walkey, Administrative Assistant